



T · H · E
MAJESTIC
S P E C T R U M

BUILDING #9

385,000 Square Feet on 17.76 Acres



FEATURES:

Office: 10,629 S.F. (North End)
5,269 S.F. (South End)
Parking: 240 Automobiles
65 Trailer Stalls
Clearance: 30' Minimum
Sprinkler: ESFR w/ K-25 Heads
Electrical: 1- 1,600 Amp, 277/480 Volts, 3 Phase
1- 800 Amp, 277/480 Volts, 3 Phase
Yard: Fully Secured
Loading: 56 D.H. Doors & 2 G.L. Doors w/ Ramps
All w/ Pit-Type Levelers & Seals
(Various Doors Equipped w/ "Z" Guards
and Swing Arm Dock Lights)
Rail Service: Union Pacific - 14 Spots
Lighting: T-5 with Motion Sensors

Part of a Master Planned Business Park: The Majestic Spectrum Located Across the Street From 1.5 Million Sq. Ft. Retail Lifestyle Center (Spectrum Towne Center & Spectrum Marketplace) Adjacent to Chino Valley (71) Fwy With Access to O.C. via Riverside (91) Fwy & L.A./Ontario via Pomona (60 Fwy)

For Additional Information:

MITCH EMBREY (562) 654-2726 membrey@majesticrealty.com
R.E. License #02058837 (CA)

TRENT WYLDE (562) 948-4315 twylde@majesticrealty.com
R.E. License #01180856 (CA)



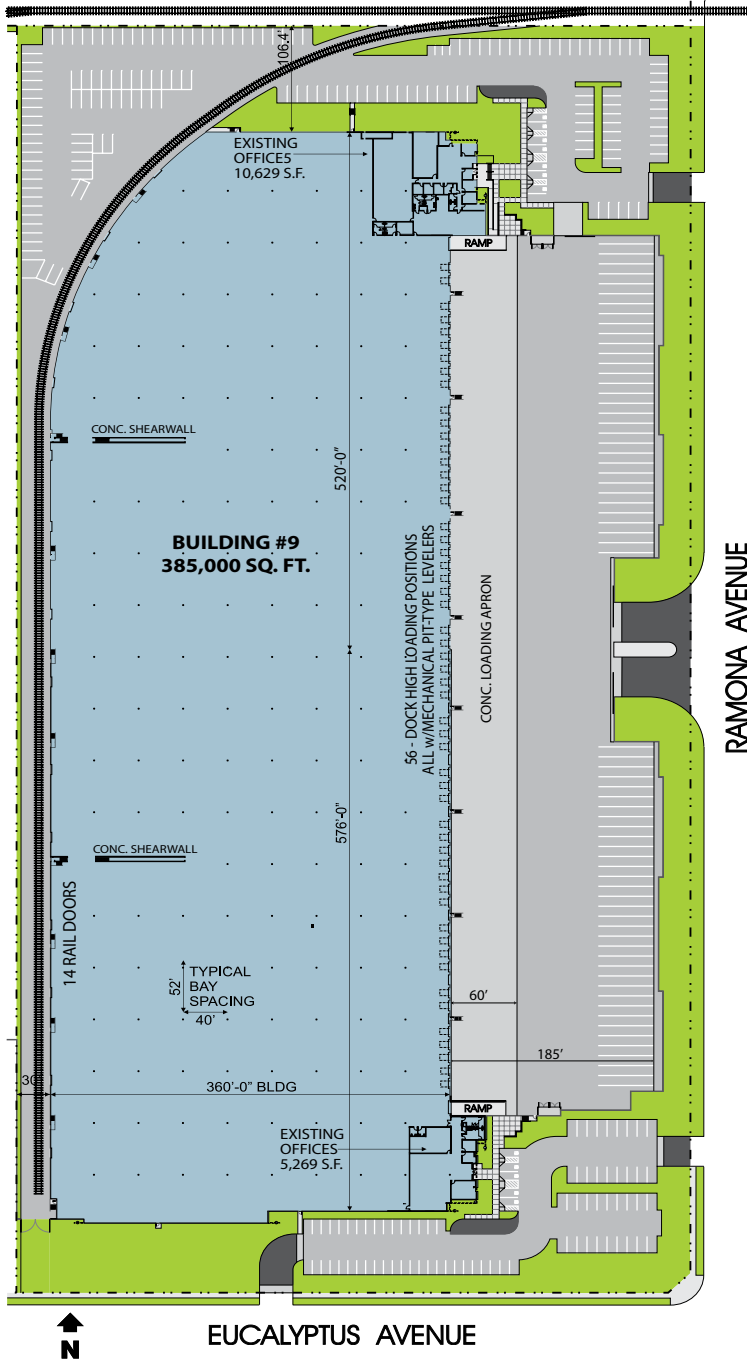
13191 Crossroads Parkway North, 6th Floor, City of Industry, CA 91746
(562) 692-9581 | www.majesticrealty.com | R.E. License #00255328 (CA)

14310-14480 Ramona Avenue, Chino, CA

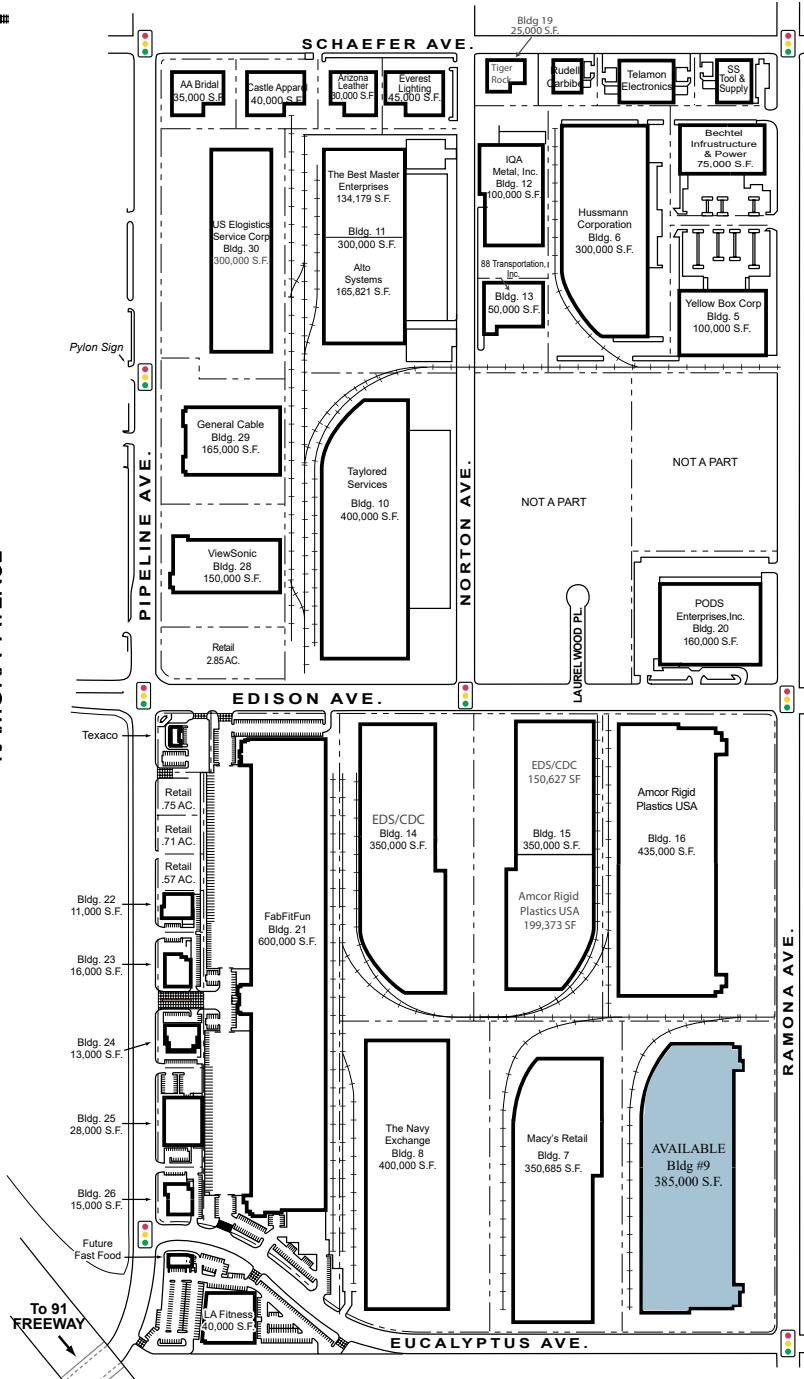


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RAMONA AVENUE



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